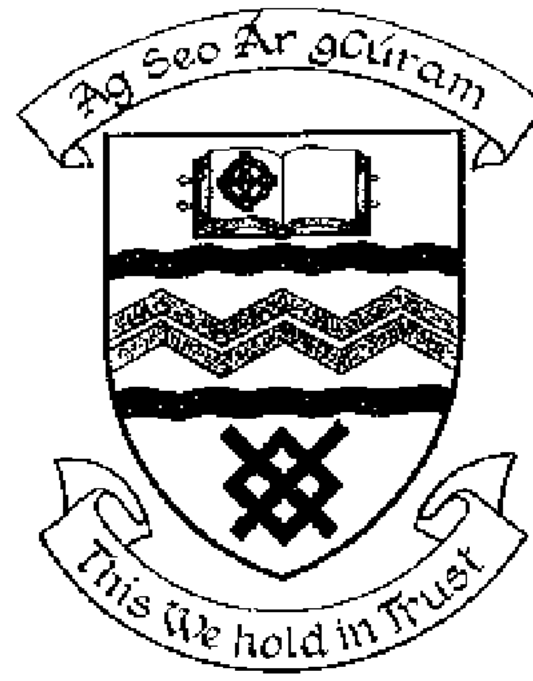


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993. Planning Register (Part 1)	Plan Register No. S99B/0365	
1. Location	Cruagh, Rockbrook, Co. Dublin.		
2. Development	Detached double garage.		
3. Date of Application	08/06/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 04/08/1999 2.	1. 11/10/1999 2.
4. Submitted by	Name: Watson Fitzpatrick & Associates, Address: Architects & Planning Consultants, 72 Weston Road,		
5. Applicant	Name: O. Kelly, Address: Cruagh, Rockbrook, Co. Dublin.		
6. Decision	O.C.M. No. 2555 Date 23/11/1999	Effect RP REFUSE PERMISSION	
7. Grant	O.C.M. No. Date	Effect RP REFUSE PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement	Compensation	Purchase Notice	
12. Revocation or Amendment			
13. E.I.S. Requested	E.I.S. Received	E.I.S. Appeal	
14. Registrar	Date	Receipt No.	

**SOUTH DUBLIN COUNTY COUNCIL  
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



**PLANNING  
DEPARTMENT**  
P.O. Box 4122,  
Town Centre, Tallaght,  
Dublin 24.

Telephone: 01-414 9000  
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Bosca 4122,  
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**NOTIFICATION OF DECISION TO REFUSE PERMISSION  
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993**

Decision Order Number 2555	Date of Decision 23/11/1999
Register Reference S99B/0365	Date 08/06/99

Applicant O. Kelly,  
Development Detached double garage.  
Location Cruagh, Rockbrook, Co. Dublin.

Floor Area Sq Metres  
Time extension(s) up to and including  
Additional Information Requested/Received 04/08/1999 /11/10/1999  
Clarification of Additional Information Requested/Received /

In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a decision to **REFUSE PERMISSION** in respect of the above proposal.

for the (3) Reasons on the attached Numbered Pages.

Signed on behalf of the South Dublin County Council

.....  
for SENIOR ADMINISTRATIVE OFFICER

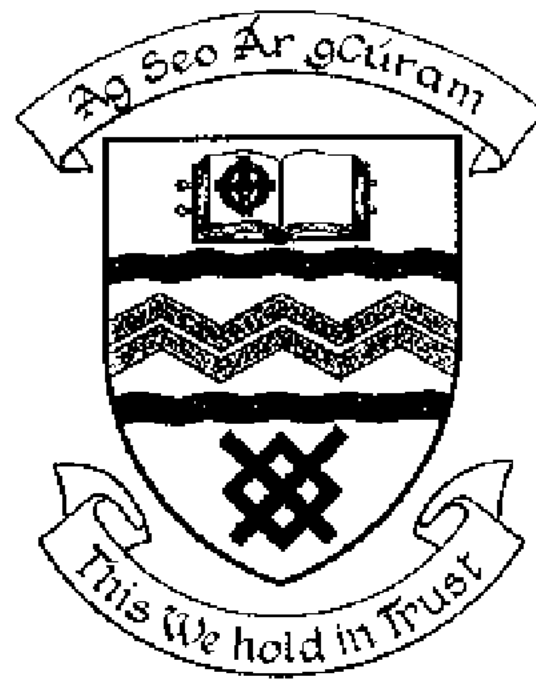
23/11/99

Watson Fitzpatrick & Associates,  
Architects & Planning Consultants,  
72 Weston Road,  
Churchtown,  
Dublin 14.

SOUTH DUBLIN COUNTY COUNCIL  
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REG REF. S99B/0365

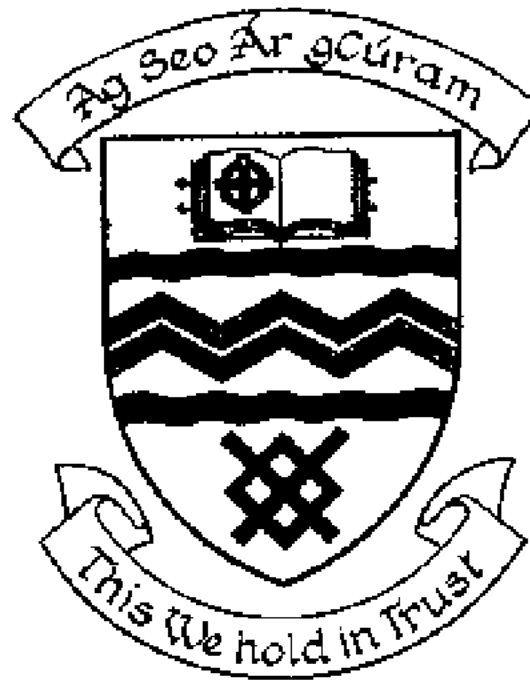
Reasons

- 1 The subject site is located within an area zoned 'B', "to protect and improve rural amenity and to provide for the development of agriculture". The development of a double garage with storage and utility space of an unspecified height in a prominent location is considered to be visually injurious to the amenities of the area. The proposed development would therefore, materially contravene the said zoning objective and would be contrary to the proper planning and development of the area.
- 2 The planning application did not include, in full, the drawings and plans required to be submitted with the Planning Application under Section 23, Part IV of the Local Government (Planning and Development) Regulations, 1994. The application is therefore considered to be incomplete as the proposal was not fully dimensioned.
- 3 The proposed garage is considered premature pending the determination of an application to the Planning Authority for unauthorised damages to the existing dwelling on site from that which was approved under Reg. Ref. S97A/0019.

**SOUTH DUBLIN COUNTY COUNCIL**  
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 1641	Date of Decision 04/08/1999
Register Reference S99B/0365	Date: 08/06/99

**Applicant** O. Kelly,  
**Development** Detached double garage.  
**Location** Cruagh, Rockbrook, Co. Dublin.  
**App. Type** Permission

Dear Sir/Madam,

With reference to your planning application, received on 08/06/99 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning & Development) Acts 1963-1993, the following **ADDITIONAL INFORMATION** must be submitted in quadruplicate:

- 1 It is evident that the existing bungalow has not been constructed in accordance with the planning permission granted under Register Reference S97A/0019. The applicant is requested to clarify whether or not it is his intention to regularise the situation by applying for permission for retention of the development as constructed.
- 2 It is noted that the dwelling permitted under Planning Permission Register Reference S97A/0019 included a garage at basement level. In this regard, the applicant is requested to clarify whether or not the garage at basement level has been or is intended to be provided and, in the event of such, the applicant is requested to clarify the requirement for a second garage on site.

Signed on behalf of South Dublin County Council

*W*  
.....  
for Senior Administrative Officer

04/08/99

Watson Fitzpatrick & Associates,  
Architects & Planning Consultants,  
72 Weston Road,  
Churchtown,  
Dublin 14.